

SB 5905 - DIGEST

Finds that under existing landlord tenant laws, persons who are renting or leasing properties, as well as their agencies and neighbors of the properties, do not have means to immediately evict tenants involved in criminal actions.

Finds that with the absence of an immediate legal means to remove disruptive tenants, the property owners, agents, and neighbors suffer significant losses in the property and quiet enjoyment of their residence. These losses continue when disruptive tenants are allowed to remain on the premises pending court action, under existing unlawful detainer law.

Declares an intent to protect property owners, agents, and neighbors from further mental anguish, threats, physical harm, and financial loss by providing for the immediate eviction of persons committing criminal actions or unlawful civil disruptions based upon the findings of fact and the legal conclusions of a court of law.